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| Prepared by and Return to: Austin Law Firm, P.A. 6928 Cobblestone Drive Suite 100 Southaven, MS 38672 662-890-7575 MS Bar #3412 File No: S05-11-0285 | Grantors Address: <u>6670 Hickory Crest</u> <u>Walls, MS 38680</u> Home: <u>901-781-3834</u> Work: <u>901-270-7018</u> | Grantees Address: <u>7480 Hwy 161 24D</u> <u>Walls, MS 38680</u> Home: <u>662-510-5361</u> Work: <u>n-a</u> |
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WARRANTY DEED

ELIZABETH WHITTEN
GRANTOR

TO

THOMAS BROWN and wife,
MANDIE LYNN BROWN,
GRANTEES

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, Elizabeth Whitten, do hereby sell, convey, and warrant unto Thomas Brown and wife, Mandie Lynn Brown, as tenants by the entirety with full rights of survivorship and not as tenants in common, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

Lot 138, Section A, Lake Forest Subdivision, located in Section 36, Township 1 South, Range 9 West, DeSoto County, Mississippi, as recorded in Plat Book 12, Pages 1-4, in the office of the Chancery Clerk of DeSoto County, Mississippi.

The warranty in this deed is subject to rights of ways and easements for public roads and public utilities, to building, zoning, subdivision and health department regulations in effect in DeSoto County, Mississippi.

Subject to subdivision restrictive covenants, easements and setback lines as recorded in Book 12, Pages 1-4 in the office of the Chancery Clerk of DeSoto County, Mississippi.

Taxes for 2011 have been prorated, and possession is given with this deed.


WITNESS my signature(s), this the 17th day of June, 2011.


Elizabeth Whitten

STATE OF MISSISSIPPI:
COUNTY OF DESOTO:

PERSONALLY APPEARED before me, the undersigned authority at law, in and for the State and County aforesaid, the within named ELIZABETH WHITTEN, who acknowledged that she signed and delivered the above and foregoing Deed on the day and year therein mentioned, as her free act and deed, and for the purposed therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 17th day of June, 2011.


Notary Public

My commission expires:

